

**PLANNING & ZONING MINUTES
FEBRUARY 7TH, 2012**

SIGN IN

**DAN MCDOWELL
PAUL JACKSTADT
RON SIMPSON
BILL DAVIS
JUDY WHITAKER**

**JACK JENKINS
GERALD WILLIAMS
WALMER SCHMIDTKE
DON THOMPSON**

ALDERMAN MCDOWELL CALLED MEETING TO ORDER.

MCDOWELL TURNED OVER TO STEVE WILLAREDT. WILLAREDT STATED WHAT THIS IS REPRESENT IS BUSINESS LICENSES; INCODE DOESN'T CALCULATE HOW MANY PROPERTIES A LAND LORD HAS. WILLARD STATE THAT HE WOULD LIKE TO CHANGE THE FEES FOR RENTAL, AND EVERYONE WOULD BE REQUIRED TO PUT A STICKER IN THE WINDOW TO IDENTIFY THE LANDLORD.

FEES: \$10 PER UNIT---A LOSE TO THE CITY OF \$18,000

\$15 PER UNIT---A LOSE TO THE CITY OF \$4,000

\$20 PER UNIT---A GAIN OF ABOUT \$10,000 FOR THE CITY

WILLAREDT STATED THAT HIS RECOMMENDATION WOULD BE THE \$20.00 FEE, AND THIS WOULD ALSO PAY FOR THE STICKERS. WILLAREDT STATED THAT THERE IS APPROXIMATELY 3,000 RENTAL UNITS. WILLAREDT STATED THAT THIS WOULD REQUIRE GIVING EVERY PROPERTY A LICENSE AND STICKER. WILLAREDT STATED THE ONES THAT IT WOULD AFFECT THE MOST WOULD BE THE LANDLORDS WITH MANY PROPERTIES.

CLERK WHITAKER STATED THAT THERE IS MORE AND MORE RENTAL, ALSO MANY MORE FORECLOSURES.

MORE DISCUSSION BY THE COUNCIL ABOUT THE RENTAL PROPERTIES IN THE CITY.

MOTION BY JACKSTADT, SECOND BY MCDOWELL TO HAVE THE ATTORNEY DRAW UP A DRAFT FOR THE \$20.00 RENEWAL FOR A LANDLORD LICENSE.

MCDOWELL STATED THAT NEXT ITEM (B). DISCUSSION OF REVISION TO CRIME FREE HOUSING ORDINANCE TO HAVE HEARING OFFICER TO DEAL WITH VIOLATIONS PRIOR TO REVOCATION OF LICENSE AND ALL MANAGERS MUST ATTEND CFH SEMINAR.

WILLAREDT STATED THAT WAY WE HANDLE IT KNOW IS, IF THERE IS VIOLATION THE VIOLATOR HAS A HEARING IF THE LANDLORD DOESN'T WHAT HE IS SUPPOSE TO DO THE ONLY THING WE CAN DO KNOW IS TO BRING IT BEFORE THE MAYOR.

MOTION BY JENKINS, SECOND BY MCDOWELL TO APPROVE ITEM (B) AND REVISION TO CRIME FREE ORDINANCE AND HAVE THE HEARING OFFICER TO DEAL WITH THE VIOLATIONS PRIOR TO APPLICATION OF LICENSE AND OWNER AND MANAGERS MUST ATTEND THE CRIME FREE SEMINAR. MOTION CARRIED.

CAPTAIN GAGICH DISCUSSED ADDING CRIME FREE HOUSING ORDINANCE TO HOUSING CODE. GAGICH STATED THAT WHAT HE WOULD LIKE TO DO IS CITE THE LANDLORD FOR FAILING TO COMPLY WITH ANY OF THE TERMS OF THE CRIME FREE ORDINANCES.

MOTION BY JENKINS, SECOND DAVIS ADDING CRIME FREE HOUSING ORDINANCE TO THE HOUSING CODE. MOTION CARRIED.

WILLAREDT PASSED OUT A HAND FEE SHE DUAL WAS IN 2005 IN RED ARE THE CHANGES. WILLAREDT STATED THAT WHEN SOMEONE BRINGS IN A PLAN THAT WE CREATE THE FEE \$100 FOR RESIDENTIAL, \$250 FOR COMMERCIAL, \$500 FOR INDUSTRIAL. WILLAREDT THIS COVERS THE WORK THAT HAS TO BEEN AS FAR AS UTILITIES, SEWER OR WHAT EVER ELSE PLANNING ZONING HAS TO DO FOR THE PROPERTY.

MOTION BY JENKINS, SECOND BY DAVIS TO ADJOURN. MOTION CARRIED.

MEETING ADJOURNED.